

February 9, 2016

Brown's Farm HOA Board Meeting Minutes

Attendees: Ginny Rendini, Karen Grattafiori, Pete Hilbig, Lyna Boggess, Kirk Mays, Scott Boetig, Valerie Makant, Jim Maier and Denise Hides

Non-Board Residents: none

* **Call to Order:** Ginny Rendini called the meeting to order

* Denise Hides briefly overviewed the **financials** and provided copies for the Board Members

* The **January Board Meeting minutes** were approved and seconded

* **ARC Committee:** Jim Maier stated 5 homeowners who applied for modifications were given approval. All of the modifications met the neighborhood guidelines with no controversy. Denise Hides mentioned an ongoing fence request that had been approved as well.

* **All-In-One Management:** Denise Hides briefly explained the new ARC program, Smart Webs, and offered training for Jim Maier. Fences bordering Due West and Holland Rd were discussed and all Board Members agreed to use the same color for fence maintenance.

* **Pool Committee:** Ginny Rendini- Pool rules were modified and copies shared with Board Members. Members are to review the pool rules and give comments to Ginny. When residents pick up pool wristbands they will be given a copy of the current rules and be required to sign a statement indicating they have received the rules. Ginny expressed a need for a responsible young adult who would be able to monitor the pool when Splash is not on site. Pool deck re-surfacing has been put on hold so that further research may be done regarding price. Ginny will be following up with Splash regarding the lazy river lights.

* **Social Committee:** Karen Grattafiori- Karen is still looking for volunteers for Social Committee. Neighborhood Christmas party slated for December 10, 2016

* **Landscaping Committee:** Kirk Mays – Kirk has a copy of the contract for landscaping for next year. Everything that needed to be winterized has been winterized and the pansies look great.

* **Tennis Committee:** Scott Boetig – All is going well with the recently implemented online scheduling. Regarding the deck project, we have pricing for deck materials (see December Minutes). It was suggested that Dave Brown and Ken Houseman might want to be on the committee to oversee the project. Scott volunteered to pressure wash the white benches near the tennis courts.

* **Clubhouse:** Valerie Makant – All is going well with the clubhouse. Plans to repaint and re-finish the floors have been put on hold temporarily. Denise Hides has agreed to provide contact information regarding the maids.

* **Other:** Scott Boetig suggested the Board consider purchasing a Board Meeting type speaker phone so that Board Members who need to be out of town can participate in the meetings. Scott will price the equipment needed and report back to the Board.